

FILED



2015 SEP 28 A 10 11

PFE - 5007339-002109
MAUREEN G. KELLY
CLERK OF COURT

ORDER NUMBER: 201508003

First American Title Insurance Company

PRELIMINARY JUDICIAL REPORT

Prepared For: Keith D. Weiner & Associates Co., L.P.A.
75 Public Square, 4th Floor
Cleveland, Ohio 44113

15CF001640
JOHN P O'DONNELL

Inquiries Should be Directed To: Public Square Title Ager
75 Public Square, Suite 400
Cleveland, Ohio 44113

Pursuant to your request for a Preliminary Judicial Report (hereinafter "the Report") for use in judicial proceedings, **First American Title Insurance Company** (hereinafter "the Company") hereby guarantees in an amount not to exceed \$169,313.48 that it has examined the public records in **Lake County, Ohio** as to the land described in Schedule A, that the record title to the land is at the date hereof vested in **Allison L. Lentz, no marital status shown** by instrument recorded in **Warranty Deed dated 05/30/14, filed 05/30/14 in Inst.No. 2014R013037 of Lake County Records**, and free from all encumbrances, liens or defects of record, except as shown in Schedule B.

This is a guarantee of the record title only and is made for the use and benefit of the Guaranteed Party and the purchaser at judicial sale thereunder and is subject to the Exclusions from Coverage, the Exceptions contained in Schedule B and the Conditions and Stipulations contained herein.

This report shall not be valid or binding until it has been signed by an authorized agent or representative of the Company and Schedules A and B have been attached hereto.

SCHEDULE A
DESCRIPTION OF REAL ESTATE

Situated in the City of Mentor, County of Lake, and State of Ohio: And known as being Sublot Number 169 in Pinegate Subdivision Number 2 of part of Original Mentor Township Lot Numbers 1, 2, and 3, in Tract 7 as shown by the recorded plat in Volume P of Maps, Pages 62, 62-1, 62-2, 62-3 and 62-4 of Lake County Records, as appears by said plat, be the same more or less, but subject to all legal highways.

Property Address: 8805 Arrowood Court, Mentor, Ohio 44060

P.P.N: 16-C-087-C-00-015-0

END OF SCHEDULE A